

Overview

The Planning Department is continuing our effort to implement the 2007 Comprehensive Plan. We are working to complete the zoning updates for all historic areas of Bar Harbor.

This document contains a summary of the current lot standards and permitted uses for the Hulls Cove Historic District. Please use this information while considering the answers to your questions in this survey.

Current Dimensional Controls for Hulls Cove Historic:

§ 125-2. Hulls Cove Historic.

- A. Minimum lot size: 40,000 square feet
- B. Minimum road frontage and lot width: 200 [feet].
- C. Minimum front setback: 75 [feet].
- D. Minimum side setback: 25 [feet].
- E. Minimum rear setback: 25 [feet].
- G. Maximum lot coverage: 25%.
- H. Maximum height: 40 [feet].
- I. Minimum area per family: 20,000 square feet

Table of Permitted Uses for Hulls Cove Historic District:

Accessory dwelling	c
Activities necessary for managing/ protecting land . . . # 1	a
Agriculture, avocational	c
Agriculture, commercial	
Agriculture, homestead	a
Automobile repair garage	
Automobile sales lot	
Automobile service station	
Bank	
Bed and Breakfast I	b
Bulk oil and fuel tank storage	
Campground	
Cemetery	
Child Care center	
Cocktail lounge	
Commercial kennel	
Commercial art gallery or pottery barn	
Commercial boat yard	
Commercial fish pier	
Commercial garden, greenhouse or nursery	
Commercial stable	
Commercial structure	
Driveway construction	c
Eleemosynary, educational or scientific institution	
Essential services accessory to a permitted use or structure	c,b7

Farmers' market	
Ferry terminal	
Filling/earth moving activity less than 10 cubic yards	a
Filling/ earth moving activity 10 cubic yards or more	c
Food processing and freezing (excluding slaughterhouse)	
Food processing and freezing	
Forest management activities except timber harvesting ¹	a
Forest management activities including timber harvesting, . . . # 2 ¹	c
Gift shop	
Government facility and grounds	
Grocery store	
Home occupation	c
Hospital	
Laundry or dry-cleaning establishment	
Light manufacturing/assembly plant	
Liquor store	
Lumberyard or sawmill	
Marina	
Medical clinic	
Mineral extraction	
Mineral extraction and processing	
Mobile home park	
Multifamily dwelling I	b
Multifamily dwelling II	
Municipal school	b
Municipal facility and grounds	c,b2
Museum	c,b10
Newspaper or printing facility	
Noncommercial greenhouse	c
Noncommercial kennel	
Noncommercial stable	c
Nonintensive recreational uses not requiring structures . . . # 3	a
Nonresidential facility for education and scientific purposes	
Nursing/convalescent home or congregate housing	
Other processing and manufacturing facility	
Parking garage and parking lot	
Parking lot w/10 or fewer spaces accessory to permitted use	c
Parking lot w/10 or more spaces accessory to permitted use	
Pier, dock, wharf, breakwater or other use projecting into the water	c,b6
Place of worship	
Private club organized after 5-2-88 or . . . # 4	b
Private compulsory school	
Private school	
Private sewage disposal system accessory to permitted uses	1
Professional office building	
Public or private park w/ minimal structural development	c
Public utility installation	c,b2
Recreational boating facility	
Repair services (other than auto)	
Research facility	
Research production facility	
Residential facility for use by employees, students, trainees . . . # 5	
Restaurant	

NOTE:

¹ An amendment adopted 11-4-2008 provided that these provisions are repealed on the date established under 38 M.R.S.A. § 438-B, Subdivision 5.

Restaurant, takeout	
Retail business establishment not otherwise listed	
Retirement community	
Road construction	b
Roadside stand	
Seafood market	
Ships chandlery	
Single-family dwelling	c
Small, nonresidential facility for educational, scientific or . . . # 6	
Small, nonresidential facility w/o structures for educational . . . # 7	
Student housing	
Terminal yard and trucking facility	
Transient accommodations, non-profit	
Transient accommodations (TA-1)	b
Transient accommodations (TA-2)	
Transient accommodations (TA-3)	
Transient accommodations (TA-4)	
Transient accommodations (TA-5)	
Transient accommodations (TA-6)	
Transient accommodations (TA-7)	
Transient accommodations (TA-8)	
Transportation facility	
Two-family dwelling	c
Undertaking establishment	
Upholstery shop	
Uses or structures accessory to permitted uses or structures	c,b1
Vacation rentals on homestead exemption property	c11
Vacation rentals on non-homestead property	
Vacation rentals in units in multifamily dwelling I or on lots containing in total 3 or 4 dwelling units	
Vacation rentals in units in multifamily dwelling II or on lots containing in total 5 or more dwelling units	c
Veterinary clinic	
Warehousing or storage facility	
Wholesale business establishment	
Wind turbine	m
Wireless communications facility	b